

# **\$1,185,000 - 7130 Fallbrook Avenue, West Hills**

MLS® #SR25002768

**\$1,185,000**

4 Bedroom, 2.00 Bathroom, 2,204 sqft

Residential on 0 Acres

N/A, West Hills,

This exquisitely upgraded home is a true gem, blending timeless charm with modern luxury. The exterior showcases a sophisticated curb appeal with a welcoming travertine-tiled walkway and refined stonework. Step inside the expansive living area, with its soaring, vaulted ceilings, LED accent lighting and a built-in tv console making it perfect for entertaining. Discover a meticulously updated kitchen, featuring custom cabinetry, stunning garnet natural stone countertops and high ceilings—a chef's dream. Other recent updates include new energy-efficient windows and both bathrooms have been renovated.

The private outdoor space is equally as impressive featuring new patio travertine stone, upgraded lighting, a spacious 6-car driveway and a lush, meticulously maintained backyard adorned with pomegranate, lemon, fig, cherry, and orange trees. Perfectly positioned just moments from the vibrant Fallbrook Shopping Center; you'll discover even more premier shopping and dining experiences at The Village at Westfield Topanga. Easy access to the 101 and 118 freeways, ensure effortless commuting. This is an unparalleled opportunity to live in the heart of the West Valley.



Built in 1977

## **Essential Information**

MLS® #

SR25002768

Price	\$1,185,000
Bedrooms	4
Bathrooms	2.00
Full Baths	2
Square Footage	2,204
Acres	0.19
Year Built	1977
Type	Residential
Sub-Type	Single Family Residence
Status	Closed
Listing Agent	Aaron Shrier
Listing Office	Equity Union

## Community Information

Address	7130 Fallbrook Avenue
Area	WEH - West Hills
Subdivision	N/A
City	West Hills
County	Los Angeles
Zip Code	91307

## Amenities

Utilities	Sewer Connected, Electricity Connected, Natural Gas Connected, Water Connected
Parking Spaces	6
Parking	Direct Access, Driveway, Garage, Garage Door Opener, Concrete, Door-Single, Driveway Level, Garage Faces Rear, Gated, Side By Side
# of Garages	2
Garages	Direct Access, Driveway, Garage, Garage Door Opener, Concrete, Door-Single, Driveway Level, Garage Faces Rear, Gated, Side By Side
View	None
Pool	None

## Exterior

Lot Description	ZeroToOneUnitAcre, Front Yard, Sprinklers In Rear, Sprinklers In Front, Landscaped, Level, Yard, Lawn, Near Public Transit, Rectangular Lot, Street Level
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## Interior

Interior Features	Ceiling Fan(s), Separate/Formal Dining Room, All Bedrooms Down, Bedroom
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on Main Level, Main Level Primary, Walk-In Closet(s), Breakfast Bar, Built-in Features, Cathedral Ceiling(s), Crown Molding, High Ceilings, Open Floorplan, Primary Suite, Recessed Lighting, Utility Room

Appliances	Dishwasher, Convection Oven, SixBurnerStove
Heating	Central
Cooling	Central Air
Fireplace	Yes
Fireplaces	Family Room
# of Stories	1
Stories	One

## School Information

District	Los Angeles Unified
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## Additional Information

Date Listed	January 6th, 2025
Days on Market	18
Zoning	LARS
Short Sale	N
RE / Bank Owned	N

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